

\$349,900 - 10 4 Fraser Drive, St. Albert

MLS® #E4456447

\$349,900

1 Bedroom, 2.00 Bathroom, 1,322 sqft
Condo / Townhouse on 0.00 Acres

Forest Lawn (St. Albert), St. Albert, AB

Discover this luxurious end-unit townhouse in the highly sought-after Fraser Estates, a community designed for those 18 and older. Sunlight pours into the home's living room through numerous windows, highlighting the dramatic 20-foot ceilings and creating a bright, airy atmosphere. This spacious residence is perfect for singles or couples, offering a large master bedroom and an expansive loft that provides a flexible living space. Inside, you'll find a host of high-end upgrades, including a gourmet kitchen with granite countertops, rich dark hardwood floors throughout, and a beautifully renovated en suite with a walk-in shower. Modern comforts like air conditioning, updated lighting and a single attached garage with an extra wide driveway that accommodates 2 vehicles complete this exceptional home. With board approval, your pets are also welcome to enjoy the sunny, south-facing backyard. This isn't just a home; it's a statement of style and comfort in one of St. Albert's most desirable condo communities.

Built in 1996

Essential Information

MLS® #	E4456447
Price	\$349,900
Bedrooms	1



Bathrooms	2.00
Full Baths	2
Square Footage	1,322
Acres	0.00
Year Built	1996
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	10 4 Fraser Drive
Area	St. Albert
Subdivision	Forest Lawn (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 6P1

Amenities

Amenities	Air Conditioner, Deck, No Smoking Home, Parking-Visitor
Parking Spaces	3
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Garburator, Oven-Microwave, Refrigerator, Stove-Electric, Vacuum System Attachments, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Cul-De-Sac, Flat Site, Landscaped, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 5th, 2025
Days on Market	4
Zoning	Zone 24
Condo Fee	\$415

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Listing information last updated on September 9th, 2025 at 3:32pm MDT